

Summary Report

For June 2026

Fraser Valley Real Estate Board

Fraser Valley Real Estate Board

2026-06

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,226,600	342.4	-1.61	-2.89	-3.36	-9.11	-12.02	-3.00	23.65
Fraser Valley Real Estate Board	1,116,500	368.5	-1.42	-3.18	-3.71	-9.79	-14.04	-5.10	45.19
Area: N. Delta	1,151,400	365.1	-3.41	-6.79	-4.35	-9.38	-16.45	-4.15	32.96
Annieville	1,094,600	364.3	-5.99	-12.99	-5.45	-10.49	-19.95	-6.45	29.64
Nordel	1,167,600	367.2	-1.79	-1.13	-5.73	-7.83	-15.18	-2.81	36.05
Scottsdale	1,103,300	364.5	-6.23	-12.90	-5.15	-10.44	-19.96	-6.63	29.48
Sunshine Hills Woods	1,250,600	343.8	0.29	0.09	-0.26	-9.26	-10.26	-2.19	34.40
Municipality: City of Surrey combined	1,169,200	362.7	-1.36	-2.79	-4.85	-12.43	-17.57	-8.18	32.95
Area: North Surrey	1,077,400	390.5	1.19	-4.76	-5.43	-12.46	-20.60	-10.60	43.30
Bolivar Heights	1,021,000	380.7	2.81	-5.79	3.06	-9.53	-21.38	-8.77	47.05
Bridgeview	857,000	462.2	-2.01	-0.58	-2.35	-5.17	-12.33	4.81	78.32
Cedar Hills	1,051,900	369.1	-1.31	-4.25	-7.10	-20.38	-18.72	-13.80	37.83
Fraser Heights	1,174,200	328.3	1.26	-6.57	2.31	-12.50	-24.41	-16.63	27.45
Guildford	1,049,100	386.6	2.17	-3.81	-12.43	-10.16	-19.99	-14.41	36.08
Port Kells	2,015,300	387.7	0.52	-19.85	-16.03	-24.72	-31.67	-15.94	59.88
Royal Heights	1,077,600	385.8	-3.98	-2.72	-7.92	-10.34	-17.84	-3.11	46.36
Whalley	1,152,500	453.0	3.71	-1.88	-11.73	-7.46	-19.08	-8.94	52.42
Area: Surrey	1,170,800	370.2	-1.83	-3.19	-6.04	-11.90	-13.99	-5.87	49.58
Bear Creek Green Timbers	1,094,700	368.7	-5.61	-9.32	-12.13	-15.28	-17.39	-8.53	50.37
East Newton	1,095,500	368.4	-0.19	-4.26	-4.86	-16.01	-13.52	-6.19	52.48
Fleetwood Tynehead	1,161,600	336.9	-0.59	-1.32	-4.80	-7.77	-13.75	-3.93	45.84
Panorama Ridge	1,284,600	389.7	0.00	1.48	1.33	-7.41	-8.46	4.34	59.84
Queen Mary Park Surrey	1,056,000	355.1	-2.50	-6.26	-7.86	-21.07	-20.82	-16.66	33.65
Sullivan Station	1,610,900	366.5	0.66	10.13	4.54	-9.08	-3.86	-1.03	46.95
West Newton	1,255,400	389.3	-2.75	-2.82	-8.08	-7.66	-12.93	-4.96	57.17
Area: Cloverdale	1,107,900	370.8	-2.91	-0.94	-4.90	-11.16	-18.27	-6.17	48.74
Cloverdale BC	1,107,900	370.8	-2.91	-0.94	-4.90	-11.16	-18.27	-6.17	48.74
Area: South Surrey White Rock	1,318,800	303.1	-2.54	-0.13	-1.11	-11.53	-17.41	-8.29	6.13
Crescent Bch Ocean Pk.	1,309,800	314.9	-1.13	0.25	1.68	-5.66	-14.36	-0.47	7.25
Elgin Chantrell	1,774,200	315.5	-2.74	-0.03	-0.06	-7.31	-16.75	-6.49	1.41

Fraser Valley Real Estate Board

2026-06

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Grandview Surrey	2,079,800	287.4	-5.99	-1.00	-12.80	-25.35	-22.28	-27.22	1.23
Hazelmere	1,747,400	305.5	-6.32	-3.23	-14.19	-14.90	-6.92	-8.26	37.99
King George Corridor	1,078,900	285.0	-3.06	0.32	-3.75	-19.49	-14.39	-15.15	18.16
Pacific Douglas	2,239,000	350.3	-13.87	-3.92	-9.88	-18.99	-18.34	-22.35	16.96
Sunnyside Park Surrey	1,313,300	319.9	-0.50	-0.03	2.17	-5.02	-12.74	1.72	11.08
White Rock	1,243,100	322.7	-0.71	1.35	2.51	-6.22	-14.63	-0.15	12.44
Area: Langley	1,328,600	389.7	-1.54	-1.37	-0.54	-7.06	-7.70	-0.23	62.31
Aldergrove Langley	1,030,500	384.9	-0.62	3.02	3.44	-4.73	-5.64	4.20	83.55
Brookwood Langley	1,286,700	399.7	-0.99	0.38	7.42	-4.58	-12.15	-0.97	57.80
Campbell Valley	2,180,500	379.2	-2.49	-8.52	-10.84	-9.65	-5.44	-10.18	60.34
County Line Glen Valley	2,103,400	318.3	1.34	-1.73	-1.79	-10.21	-12.53	-2.78	58.67
Fort Langley	1,505,300	367.9	2.45	-1.05	-3.59	-11.65	-8.85	-6.24	58.65
Langley City	1,075,000	386.8	-5.29	-2.13	-3.47	-7.04	-14.12	1.07	55.47
Murrayville	1,325,600	349.1	-1.63	-2.92	5.69	-7.52	-15.59	-3.70	44.38
Otter District	2,101,000	370.7	-3.86	-5.77	-4.70	-9.10	-5.51	-10.37	64.68
Salmon River	1,753,900	396.5	-3.88	-4.62	-4.96	-3.67	0.84	-2.63	71.87
Walnut Grove	1,270,000	359.9	3.57	1.84	-0.39	-7.48	-3.15	4.84	58.90
Willoughby Heights	1,070,100	387.6	-6.13	-3.20	-4.51	-8.33	-15.02	0.03	58.66
Area: Abbotsford	1,011,900	389.5	-0.61	-4.42	-3.80	-7.46	-13.19	-4.84	70.68
Abbotsford East	1,018,500	383.0	1.54	-2.17	-0.98	-6.06	-10.49	-1.54	76.25
Abbotsford West	914,500	387.8	-2.71	-9.33	-5.85	-7.38	-20.25	-9.24	55.12
Aberdeen	1,394,400	373.3	-0.98	-7.44	-4.58	-8.50	-1.92	-3.71	75.18
Bradner	2,100,400	318.6	1.82	-3.01	-3.51	-11.79	-13.89	-3.51	61.64
Central Abbotsford	902,300	379.3	-1.68	-3.04	-6.42	-8.56	-14.15	-6.99	77.41
Matsqui	1,084,100	345.8	-10.39	-6.84	-11.27	-16.39	-19.22	-13.55	57.54
Poplar	913,500	370.9	-0.80	-2.75	-5.79	-8.37	-14.60	-6.86	73.56
Sumas Prairie	1,498,000	371.6	-9.54	-2.77	-6.16	-15.04	-17.93	-10.31	72.04
Area: Mission	846,300	347.1	-0.46	-2.69	-6.11	-10.10	-8.63	-4.20	75.84
Dewdney Deroche	1,085,600	322.8	-1.34	-5.31	-10.28	-11.25	-9.96	-4.10	73.55
Durieu	736,300	353.3	-1.64	-2.30	-6.48	-8.42	-9.22	-1.56	80.99
Hatzic	831,500	339.2	-0.26	-2.84	-6.19	-10.24	-9.62	-5.04	73.33
Mission BC	813,800	342.2	-0.15	-2.76	-5.63	-10.02	-9.33	-4.63	73.62

1 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Mission-West	1,210,000	316.3	-2.35	-4.76	-9.65	-9.94	-9.99	-6.75	73.79
Stave Falls	1,161,100	330.6	-1.96	-4.56	-8.93	-10.60	-8.60	-2.07	72.82

Fraser Valley Real Estate Board

2026-06

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,823,400	343.6	-0.41	-0.58	-1.94	-7.03	-7.29	3.31	12.77
Fraser Valley Real Estate Board	1,512,900	372.7	-1.25	-1.30	-2.33	-6.85	-9.89	2.81	46.96
Area: N. Delta	1,326,800	350.3	-0.51	4.22	-1.21	-4.63	-12.01	0.55	36.20
Annieville	1,311,500	378.9	-1.76	4.35	-1.28	-4.17	-11.84	2.27	45.12
Nordel	1,317,000	346.4	0.87	5.42	0.46	-2.31	-9.65	3.13	36.81
Scottsdale	1,312,800	379.8	-0.21	3.26	-1.84	-4.72	-12.12	1.55	47.55
Sunshine Hills Woods	1,351,200	337.9	-1.20	3.59	-2.28	-6.42	-14.00	-4.09	26.93
Municipality: City of Surrey combined	1,535,000	373.5	-1.14	-2.05	-3.11	-7.78	-12.49	2.27	41.91
Area: North Surrey	1,444,700	374.3	0.21	-4.73	-5.46	-11.58	-13.87	-0.66	43.03
Bolivar Heights	1,223,600	382.4	-1.14	-3.26	-7.59	-14.18	-13.93	-2.94	67.43
Bridgeview	973,100	423.3	-2.31	-2.22	-7.46	-12.63	-12.16	-1.24	75.94
Cedar Hills	1,349,400	362.0	-1.58	-3.52	-7.25	-13.89	-14.24	-6.68	55.50
Fraser Heights	1,614,300	388.6	1.44	-6.92	-3.67	-8.80	-14.97	2.40	37.90
Guildford	1,156,200	358.5	-0.99	-0.86	-6.98	-14.48	-13.86	-4.43	54.66
Port Kells	2,611,700	496.5	2.03	-9.81	-1.25	-8.98	-7.59	16.55	119.79
Royal Heights	1,460,000	384.5	-0.31	3.89	-0.70	-3.29	-11.77	2.78	46.70
Whalley	1,250,600	390.3	-2.50	-4.74	-10.87	-17.12	-18.79	-8.74	55.00
Area: Surrey	1,396,600	373.6	-1.37	-2.30	-4.35	-9.08	-14.55	-0.21	54.57
Bear Creek Green Timbers	1,355,800	387.6	-3.41	-4.70	-1.80	-9.69	-15.26	-1.72	54.79
East Newton	1,468,400	373.5	0.13	-3.19	-4.74	-6.88	-14.45	-1.40	58.87
Fleetwood Tynehead	1,479,800	400.4	3.12	2.25	-1.18	-5.83	-13.07	3.12	59.08
Panorama Ridge	1,433,200	333.0	-2.00	-4.28	-5.45	-10.60	-12.96	-1.68	51.92
Queen Mary Park Surrey	1,243,600	377.6	-5.51	-5.51	-8.88	-16.46	-21.12	-8.66	44.51
Sullivan Station	1,439,800	360.9	-3.89	-2.20	-5.45	-9.14	-13.20	4.46	54.10
West Newton	1,108,800	371.5	-5.69	-5.66	-7.70	-14.85	-20.12	-6.82	49.68
Area: Cloverdale	1,422,200	388.0	-1.37	-2.90	-1.57	-5.69	-9.28	4.81	64.27
Clayton	1,318,600	370.1	-2.63	-7.01	-2.14	-4.69	-11.82	4.96	65.08
Cloverdale BC	1,459,200	394.4	-0.90	-1.45	-1.33	-5.92	-8.62	4.42	62.77
Area: South Surrey White Rock	1,821,700	323.5	-1.70	-2.03	-2.77	-7.25	-11.88	2.24	19.02
Crescent Bch Ocean Pk.	1,714,000	305.9	-2.92	-9.63	-7.36	-14.10	-14.70	-3.56	10.99

Fraser Valley Real Estate Board

2026-06

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Elgin Chantrell	2,307,400	351.4	1.56	6.71	1.56	-0.43	-10.13	2.84	10.30
Grandview Surrey	1,728,400	320.1	-3.76	-1.57	-4.16	-8.98	-13.63	-0.90	21.80
Hazelmere	2,198,700	401.5	-6.28	-10.14	-12.20	-12.39	-15.74	0.30	43.60
King George Corridor	1,567,400	335.3	-4.58	-3.01	-6.50	-11.88	-16.26	-2.95	34.33
Morgan Creek	1,952,400	330.4	0.76	1.16	2.26	0.24	-9.68	10.69	35.47
Pacific Douglas	1,611,400	332.7	-3.84	-2.66	-4.64	-9.02	-13.18	2.31	46.89
Sunnyside Park Surrey	1,707,000	392.6	1.55	7.00	2.19	-0.78	-7.71	8.48	28.13
White Rock	1,853,300	294.7	-2.58	-8.79	-4.60	-11.82	-13.09	-0.97	6.39
Area: Langley	1,598,400	388.3	-2.12	-1.27	-1.97	-7.15	-7.02	2.26	62.13
Aldergrove Langley	1,227,000	361.5	0.53	1.03	-1.26	-9.42	-5.14	7.40	79.94
Brookswood Langley	1,498,900	337.7	-3.40	-6.22	-2.14	-10.85	-10.59	-0.38	50.89
Campbell Valley	2,725,300	333.3	-1.65	-2.37	-4.83	-9.06	-5.07	-0.57	44.79
County Line Glen Valley	2,488,400	324.4	-1.52	0.59	-2.96	-8.72	-6.22	0.65	72.37
Fort Langley	2,394,500	371.2	1.84	3.51	0.60	-6.10	0.11	4.30	70.82
Langley City	1,271,700	368.5	-3.23	-5.87	-0.97	-10.25	-9.01	4.57	59.94
Murrayville	1,436,300	335.7	-3.59	-6.12	-2.16	-11.03	-10.74	0.15	49.80
Otter District	2,471,600	324.5	-1.61	0.31	-2.87	-8.36	-6.13	0.62	72.33
Salmon River	1,978,500	342.8	-1.78	-1.15	-2.48	-5.09	-1.92	7.09	74.36
Walnut Grove	1,421,700	374.1	-2.27	1.91	2.13	-2.40	-3.78	8.59	59.06
Willoughby Heights	1,496,500	411.1	-2.21	0.59	-2.72	-6.23	-6.89	6.36	70.51
Area: Abbotsford	1,401,400	379.8	-0.21	1.58	-0.60	-2.72	0.37	8.02	79.83
Abbotsford East	1,270,500	350.9	1.33	1.47	0.20	-3.25	-3.99	5.47	75.54
Abbotsford West	1,186,800	377.8	-2.00	-2.88	3.71	-4.09	-7.74	3.54	88.99
Aberdeen	1,387,500	350.1	-3.77	-3.69	3.40	-2.64	-6.44	1.95	77.36
Bradner	7,397,900	467.2	1.13	40.01	4.24	22.66	55.73	25.05	80.53
Central Abbotsford	1,134,500	388.8	-1.49	-2.73	4.10	-3.88	-7.49	3.79	94.40
Matsqui	1,886,300	410.2	-1.01	9.80	5.29	3.95	9.65	9.30	88.34
Poplar	1,076,000	355.5	-3.16	-2.04	2.45	-5.68	-8.23	0.28	73.41
Area: Mission	1,157,400	339.1	1.04	1.10	2.39	-0.47	-0.15	5.74	91.37
Durieu	1,565,700	311.5	5.84	-0.48	-1.74	2.91	2.60	4.64	99.04
Hatzic	1,143,100	322.6	1.26	2.28	5.18	-0.71	-2.24	2.61	81.95
Mission BC	1,078,000	329.9	0.24	1.88	4.00	-1.67	-1.49	4.04	85.86

2 Storey Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Mission-West	1,483,300	340.8	3.84	3.40	-0.44	4.60	4.67	11.45	94.30
Stave Falls	1,381,900	320.2	4.54	0.63	-0.22	1.27	2.99	5.92	97.90

Fraser Valley Real Estate Board

2026-06

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	643,200	322.7	-0.55	-1.68	-2.09	-7.24	-9.76	3.86	42.28
Fraser Valley Real Estate Board	476,400	392.4	-1.53	-2.63	-3.09	-9.08	-12.80	7.18	103.21
Area: N. Delta	505,000	488.9	0.53	-0.20	-3.00	-8.96	-12.85	7.00	82.77
Annieville	397,300	451.5	-0.33	0.00	-1.81	-7.82	-9.59	14.54	172.48
Scottsdale	571,600	378.0	0.40	-0.21	-4.26	-9.83	-14.09	2.52	72.76
Municipality: City of Surrey combined	460,400	388.9	-1.49	-3.50	-4.40	-9.91	-16.37	2.69	92.72
Area: North Surrey	408,900	379.7	-1.78	-4.26	-5.24	-11.76	-19.64	-0.76	91.67
Bolivar Heights	383,600	480.1	-1.56	-3.40	-5.42	-10.56	-16.43	7.38	137.09
Cedar Hills	359,800	506.8	1.08	0.62	-3.67	-8.75	-9.71	18.55	191.77
Guildford	482,400	427.3	-3.93	-5.53	-3.06	-9.22	-15.92	9.42	117.46
Whalley	394,400	366.5	-1.19	-3.88	-5.59	-12.05	-19.56	-2.34	85.29
Area: Surrey	481,900	448.7	-1.28	-2.35	-3.80	-9.92	-12.86	11.34	133.94
Bear Creek Green Timbers	551,900	457.2	0.00	-1.04	-4.45	-10.11	-13.47	11.70	126.79
East Newton	436,300	436.7	0.32	-0.70	-4.21	-9.96	-11.88	10.39	135.04
Fleetwood Tynehead	503,500	354.1	-4.48	-5.97	-3.38	-10.65	-19.81	0.80	84.81
Queen Mary Park Surrey	448,900	452.5	0.31	-0.44	-4.13	-9.84	-11.07	13.58	152.09
Sullivan Station	571,500	428.4	-0.33	-1.24	-5.26	-10.95	-13.99	8.51	112.50
West Newton	499,700	461.8	-0.11	-0.35	-3.41	-9.08	-10.66	13.94	154.44
Area: Cloverdale	518,600	384.4	-3.80	-5.55	-3.39	-9.43	-16.56	6.60	93.17
Clayton	518,300	377.8	-3.84	-5.64	-3.40	-9.42	-16.97	6.12	90.23
Cloverdale BC	519,000	387.0	-3.73	-5.43	-3.35	-9.39	-15.94	7.35	96.25
Area: South Surrey White Rock	560,800	332.0	-2.78	-1.80	-1.72	-4.57	-10.97	8.50	89.28
Crescent Bch Ocean Pk.	455,800	376.7	2.14	1.84	-1.28	-4.05	-1.88	9.79	129.28
Grandview Surrey	564,700	342.4	-0.26	-2.34	-4.01	-6.68	-11.52	6.60	101.18
King George Corridor	590,300	320.6	-0.62	-2.46	-4.13	-7.05	-11.70	4.19	85.32
Morgan Creek	581,400	372.9	-0.51	-1.89	-3.52	-6.38	-11.02	5.34	95.24
Sunnyside Park Surrey	517,400	310.8	-0.51	-2.75	-4.16	-6.75	-10.77	6.18	96.71
White Rock	554,200	338.5	-5.50	-1.23	1.17	-1.88	-10.52	13.29	86.40
Area: Langley	542,100	378.6	-1.25	-2.65	-2.45	-9.06	-9.62	7.99	116.22

Fraser Valley Real Estate Board

2026-06

Apartment

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Aldergrove Langley	451,200	405.0	-0.52	-2.53	-3.78	-8.66	-4.30	22.17	153.60
Fort Langley	772,900	361.3	-2.22	-2.75	-4.49	-11.94	-12.35	-0.17	85.28
Langley City	488,000	350.1	-0.96	-2.61	-4.94	-9.46	-13.36	3.09	111.80
Murrayville	524,300	367.9	-1.29	-2.80	-0.67	-8.41	-5.59	14.04	121.63
Salmon River	452,200	329.4	-1.52	-2.97	-1.61	-9.60	-8.07	10.76	101.47
Walnut Grove	532,300	315.3	-0.97	-2.47	-0.91	-8.69	-8.13	9.48	106.48
Willoughby Heights	581,700	358.2	-1.54	-2.82	-1.21	-9.32	-9.82	6.58	89.83
Area: Abbotsford	390,100	419.5	0.29	-1.46	-3.39	-11.31	-8.86	12.38	141.93
Abbotsford East	489,300	354.8	-0.64	-0.37	-3.17	-8.98	-7.05	9.27	77.13
Abbotsford West	390,900	424.9	2.81	-0.42	1.26	-11.02	-8.90	16.44	151.72
Central Abbotsford	382,800	411.6	-1.29	-2.33	-6.58	-12.09	-9.70	9.12	134.80
Poplar	417,500	445.6	-1.42	-0.93	-2.60	-7.53	-2.90	19.02	160.13
Area: Mission	422,900	378.3	-1.05	-0.94	-1.56	-6.80	-5.64	15.34	143.59
Mission BC	422,900	378.3	-1.05	-0.94	-1.56	-6.80	-5.64	15.34	143.59

Fraser Valley Real Estate Board

2026-06

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,027,900	313.8	-0.35	-0.70	-1.54	-6.19	-9.91	0.06	12.72
Fraser Valley Real Estate Board	884,800	318.4	-0.93	-1.49	-2.33	-7.06	-14.39	-3.25	31.62
Area: N. Delta	1,064,700	338.6	-1.02	-1.46	-2.76	-6.00	-15.29	-3.20	32.21
Annieville	942,700	355.7	-2.97	-5.62	-3.26	-5.70	-17.45	-5.85	27.26
Nordel	1,163,100	347.4	0.09	1.14	-2.85	-4.74	-13.47	0.12	41.85
Scottsdale	927,600	310.4	-2.17	-4.49	-3.93	-6.76	-19.27	-9.58	28.42
Sunshine Hills Woods	1,253,400	336.5	0.33	2.47	-0.85	-6.11	-10.65	1.51	31.09
Municipality: City of Surrey combined	892,600	308.2	-0.87	-1.78	-2.87	-7.83	-17.79	-5.52	22.98
Area: North Surrey	645,800	294.1	-0.91	-3.57	-4.95	-10.31	-22.48	-12.86	13.25
Bolivar Heights	826,000	350.0	0.00	-3.69	-2.18	-10.37	-27.20	-17.74	33.49
Bridgeview	886,000	452.0	-1.78	-1.31	-3.58	-7.13	-13.89	0.80	76.42
Cedar Hills	1,112,000	393.3	-1.85	-3.37	-7.00	-15.69	-16.57	-11.14	45.99
Fraser Heights	1,464,800	359.1	1.15	-5.99	-2.81	-8.46	-17.22	-2.63	29.87
Guildford	642,900	387.1	-3.35	-2.67	-4.33	-8.12	-13.81	7.02	72.89
Port Kells	2,259,300	432.7	0.60	-15.92	-9.95	-18.42	-21.78	-2.41	83.97
Royal Heights	1,251,300	411.1	-2.07	1.86	-3.66	-6.67	-14.59	-0.39	54.32
Whalley	436,400	288.4	-0.69	-3.22	-5.69	-12.05	-24.24	-11.12	26.66
Area: Surrey	922,600	323.8	-0.83	-2.44	-3.77	-8.76	-17.84	-5.04	40.17
Bear Creek Green Timbers	1,035,100	330.4	-2.42	-3.62	-2.59	-8.63	-17.01	-9.01	34.69
East Newton	887,500	311.1	-0.06	-2.57	-1.89	-6.49	-19.03	-7.88	34.73
Fleetwood Tynehead	949,900	313.3	1.26	0.00	-2.82	-8.37	-20.12	-6.53	41.32
Panorama Ridge	1,198,200	322.7	-1.50	-3.96	-5.34	-10.21	-14.92	-2.57	42.60
Queen Mary Park Surrey	731,800	320.7	-1.60	-2.85	-3.29	-11.31	-21.89	-12.11	27.72
Sullivan Station	957,900	295.1	-2.41	-3.75	-4.34	-9.56	-14.46	1.44	41.88
West Newton	800,000	339.1	-2.33	-3.83	-7.15	-9.81	-17.65	-3.56	52.89
Area: Cloverdale	945,500	317.3	-0.97	-2.04	-1.37	-6.79	-12.03	3.56	52.77
Clayton	816,100	272.8	-1.20	-2.75	-0.80	-6.00	-12.31	5.70	53.95
Cloverdale BC	1,040,700	349.6	-0.85	-1.85	-1.96	-7.44	-12.18	1.95	53.47
Area: South Surrey White Rock	1,036,000	274.1	-1.54	-0.94	-2.04	-6.29	-17.54	-4.66	7.28
Crescent Bch Ocean Pk.	1,454,900	315.3	-2.26	-6.83	-6.61	-12.92	-16.30	-3.28	10.86

Fraser Valley Real Estate Board

2026-06

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Elgin Chantrell	2,000,400	333.7	1.12	6.48	3.44	1.31	-10.56	1.52	8.24
Grandview Surrey	967,800	156.6	-2.49	-2.49	-3.63	-8.26	-16.39	-2.06	18.55
Hazelmere	2,085,800	370.3	-5.56	-8.18	-12.44	-11.52	-9.13	0.24	48.12
King George Corridor	833,900	279.1	-0.92	0.07	-3.59	-10.20	-21.71	-11.68	23.60
Morgan Creek	1,150,700	237.6	-0.17	-1.45	-0.75	-2.78	-13.16	6.83	28.92
Pacific Douglas	1,155,000	226.2	-4.15	-2.46	-3.70	-9.95	-19.27	-7.75	2.21
Sunnyside Park Surrey	1,022,400	302.9	0.60	3.41	0.17	-3.69	-18.29	-3.13	10.15
White Rock	814,000	290.0	-2.98	-2.55	-0.79	-4.01	-20.44	-8.75	1.83
Area: Langley	954,000	320.7	-1.38	-1.20	-1.60	-6.99	-7.79	2.13	42.98
Aldergrove Langley	912,200	398.3	-0.70	0.63	-0.33	-6.81	-4.74	7.56	88.14
Brookswood Langley	1,392,500	385.3	-2.21	-3.14	2.47	-7.54	-10.31	1.10	57.39
Campbell Valley	2,531,100	374.8	-1.99	-4.51	-6.97	-8.87	-4.97	-3.45	51.68
County Line Glen Valley	2,269,900	321.3	-0.34	-1.08	-2.16	-9.97	-11.46	-3.63	63.76
Fort Langley	1,685,300	348.8	0.63	1.01	-1.72	-6.36	-6.41	-0.31	66.17
Langley City	658,400	325.6	-1.78	-2.08	-3.87	-7.94	-12.52	2.94	57.68
Murrayville	1,003,400	327.9	-2.18	-4.21	-0.76	-9.42	-5.99	11.80	46.25
Otter District	2,217,600	348.4	-3.17	-4.23	-4.50	-8.51	-6.94	-7.64	67.10
Salmon River	1,568,700	316.8	-2.64	-2.40	-3.15	-3.62	1.77	3.83	69.32
Walnut Grove	1,008,500	324.6	-0.49	1.25	0.00	-4.61	-2.55	9.92	55.76
Willoughby Heights	850,600	288.4	-1.37	-0.65	-1.30	-6.94	-7.98	4.08	37.66
Area: Abbotsford	738,000	330.9	-0.18	-1.25	-2.45	-6.15	-11.26	-2.79	55.13
Abbotsford East	974,100	352.6	1.29	-0.37	-1.09	-4.78	-8.39	1.53	72.59
Abbotsford West	627,900	315.7	-1.68	-3.63	-2.14	-8.09	-17.91	-6.01	50.05
Aberdeen	1,207,500	317.0	-2.76	-5.03	-0.47	-5.12	-6.16	-2.40	60.26
Bradner	4,173,300	422.4	-0.91	14.88	-8.13	0.91	20.62	18.59	82.30
Central Abbotsford	497,000	316.8	-1.25	-3.47	-6.27	-10.63	-15.95	-4.29	67.27
Matsqui	1,431,000	388.4	-5.43	2.67	-3.29	-4.22	-5.66	-5.75	75.43
Poplar	687,800	364.1	-0.71	-1.01	-1.14	-4.66	-10.80	-2.10	63.57
Sumas Prairie	1,498,000	371.6	-9.54	-2.77	-6.16	-15.04	-17.93	-10.31	72.04
Area: Mission	837,900	333.8	-0.09	-1.15	-2.65	-6.50	-9.81	-3.83	73.67
Dewdney Deroche	1,085,600	322.8	-1.34	-5.31	-10.28	-11.25	-9.96	-4.10	73.55
Durieu	1,020,700	333.1	3.58	-1.25	-3.95	2.27	-2.40	-0.15	88.83

Fraser Valley Real Estate Board

2026-06

Composite

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	939,100	342.1	0.29	-0.73	-1.58	-6.58	-9.14	-4.76	79.67
Lake Errock	835,000	391.3	-0.43	0.49	1.58	-2.32	-1.31	7.65	96.04
Mission BC	781,100	322.4	-0.06	-0.83	-2.07	-6.90	-11.21	-5.09	68.62
Mission-West	1,349,100	337.4	0.78	-1.37	-5.30	-2.63	-2.82	2.77	87.13
Stave Falls	1,265,700	329.4	1.17	-2.05	-4.52	-4.72	-2.60	2.08	84.33

Fraser Valley Real Estate Board

2026-06

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	1,639,700	359.9	-0.58	-0.94	-2.07	-7.19	-7.72	2.71	17.31
Fraser Valley Real Estate Board	1,350,200	384.8	-1.18	-1.84	-2.75	-7.66	-11.15	0.21	48.17
Area: N. Delta	1,232,700	370.3	-1.86	-1.59	-2.71	-7.01	-14.10	-1.59	36.04
Annieville	1,176,000	382.2	-4.31	-6.48	-3.87	-7.77	-16.97	-3.22	36.65
Nordel	1,235,400	368.7	-0.30	1.96	-2.74	-5.10	-12.51	0.11	37.52
Scottsdale	1,191,000	384.6	-3.49	-6.13	-3.49	-7.77	-15.84	-2.41	38.05
Sunshine Hills Woods	1,309,100	342.0	-0.41	2.24	-1.33	-7.62	-12.42	-3.14	30.78
Municipality: City of Surrey combined	1,431,700	384.7	-1.13	-2.16	-3.51	-8.67	-13.32	-0.03	41.59
Area: North Surrey	1,278,300	395.1	0.64	-4.91	-5.84	-11.89	-16.31	-4.57	45.74
Bolivar Heights	1,086,800	393.6	1.26	-4.97	-1.45	-10.99	-18.71	-6.62	54.66
Bridgeview	886,000	452.0	-1.78	-1.31	-3.58	-7.13	-13.89	0.80	76.42
Cedar Hills	1,168,400	388.9	-1.32	-3.88	-7.32	-17.48	-17.41	-10.93	47.59
Fraser Heights	1,558,400	380.5	1.47	-7.17	-3.79	-9.68	-16.30	0.08	35.99
Guildford	1,105,800	374.5	0.24	-2.35	-9.61	-12.99	-16.69	-9.19	45.61
Port Kells	2,259,300	432.7	0.60	-15.92	-9.95	-18.42	-21.78	-2.41	83.97
Royal Heights	1,251,400	410.8	-2.07	1.83	-3.45	-6.49	-14.49	-0.41	54.20
Whalley	1,199,800	450.5	0.81	-3.41	-11.25	-11.11	-18.43	-8.58	55.72
Area: Surrey	1,336,800	384.0	-1.46	-2.54	-4.81	-9.69	-14.07	-1.29	55.47
Bear Creek Green Timbers	1,263,000	391.9	-4.04	-6.18	-5.29	-11.19	-15.74	-3.66	56.07
East Newton	1,382,300	381.9	0.16	-3.24	-4.36	-8.33	-13.68	-1.75	61.28
Fleetwood Tynehead	1,389,800	384.9	2.15	1.29	-2.19	-6.21	-12.82	1.88	56.78
Panorama Ridge	1,404,500	356.7	-1.65	-3.31	-4.52	-9.86	-12.27	-0.59	54.75
Queen Mary Park Surrey	1,152,500	379.4	-4.17	-6.32	-8.97	-18.83	-20.34	-12.22	41.73
Sullivan Station	1,453,200	356.9	-3.51	-1.25	-4.65	-9.07	-12.46	4.05	52.65
West Newton	1,157,000	370.0	-4.74	-4.96	-8.19	-12.47	-17.87	-6.66	50.22
Area: Cloverdale	1,354,500	389.9	-1.71	-2.62	-2.21	-6.50	-10.57	3.09	61.45
Clayton	1,318,600	370.1	-2.63	-7.01	-2.14	-4.69	-11.82	4.96	65.08
Cloverdale BC	1,363,800	394.8	-1.50	-1.47	-2.23	-6.91	-10.29	2.55	60.03
Area: South Surrey White Rock	1,696,300	332.4	-1.77	-1.31	-2.09	-7.59	-12.76	0.12	17.91
Crescent Bch Ocean Pk.	1,599,200	326.6	-2.45	-7.03	-5.44	-11.90	-13.87	-1.51	12.74

Fraser Valley Real Estate Board

2026-06

Single Family Detached

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Elgin Chantrell	2,237,000	351.5	1.09	6.42	2.42	0.03	-9.76	2.27	10.47
Grandview Surrey	1,749,600	274.7	-4.02	-1.72	-4.68	-10.29	-15.22	-5.01	14.70
Hazelmere	2,085,800	370.3	-5.56	-8.18	-12.44	-11.52	-9.13	0.24	48.12
King George Corridor	1,339,300	320.9	-3.69	-1.08	-5.03	-14.99	-18.28	-9.73	27.95
Morgan Creek	1,952,400	330.4	0.76	1.16	2.26	0.24	-9.68	10.69	35.47
Pacific Douglas	1,658,400	290.0	-4.89	-2.52	-5.32	-11.26	-15.01	-1.76	34.70
Sunnyside Park Surrey	1,557,400	365.8	0.83	4.31	2.01	-2.06	-10.06	5.02	22.01
White Rock	1,623,300	343.0	-1.69	-5.09	-1.97	-9.52	-13.45	-1.07	12.83
Area: Langley	1,494,800	394.7	-1.84	-1.23	-1.30	-6.87	-6.78	1.94	63.10
Aldergrove Langley	1,106,400	388.9	-0.05	2.40	1.51	-6.78	-4.82	6.46	85.99
Brookswood Langley	1,392,500	385.3	-2.21	-3.14	2.47	-7.54	-10.31	1.10	57.39
Campbell Valley	2,531,100	374.8	-1.99	-4.51	-6.97	-8.87	-4.97	-3.45	51.68
County Line Glen Valley	2,269,900	321.3	-0.34	-1.08	-2.16	-9.97	-11.46	-3.63	63.76
Fort Langley	2,084,200	410.5	1.58	1.53	-1.63	-8.17	-3.12	0.05	71.18
Langley City	1,144,600	388.4	-4.48	-3.57	-2.49	-8.22	-12.54	2.56	59.18
Murrayville	1,402,100	343.1	-2.86	-5.14	0.15	-10.07	-12.21	-0.81	48.34
Otter District	2,217,600	349.0	-3.19	-4.23	-4.49	-8.52	-6.96	-7.65	67.15
Salmon River	1,866,800	375.6	-2.62	-2.54	-3.44	-3.89	-0.50	2.23	73.01
Walnut Grove	1,375,300	369.7	-0.56	1.99	1.57	-3.85	-3.60	7.53	58.87
Willoughby Heights	1,467,300	419.0	-2.42	0.34	-2.81	-6.10	-6.20	7.22	71.93
Area: Abbotsford	1,172,600	399.7	-0.20	-1.36	-2.20	-4.97	-6.94	1.24	77.80
Abbotsford East	1,143,700	371.5	1.67	0.05	-0.11	-4.13	-7.10	1.81	76.90
Abbotsford West	998,700	394.3	-2.57	-7.40	-2.95	-6.63	-16.21	-4.69	67.22
Aberdeen	1,389,800	364.0	-2.78	-5.18	0.33	-4.91	-4.91	-0.16	76.70
Bradner	4,173,300	422.4	-0.91	14.88	-8.13	0.91	20.62	18.59	81.52
Central Abbotsford	958,300	388.3	-1.55	-2.75	-3.55	-7.35	-12.47	-4.31	82.99
Matsqui	1,431,000	388.4	-5.43	2.67	-3.29	-4.22	-5.66	-5.75	75.43
Poplar	971,600	371.3	-1.62	-1.90	-2.72	-7.61	-12.70	-3.71	73.67
Sumas Prairie	1,498,000	371.6	-9.54	-2.77	-6.16	-15.04	-17.93	-10.31	72.04
Area: Mission	941,700	353.2	0.09	-1.42	-3.29	-6.98	-6.11	-0.95	82.06
Dewdney Deroche	1,085,600	322.8	-1.34	-5.31	-10.28	-11.25	-9.96	-4.10	73.55
Durieu	1,020,700	333.1	3.58	-1.25	-3.95	2.27	-2.40	-0.15	88.83

Fraser Valley Real Estate Board

2026-06

Single Family Detached	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Hatzic	940,200	342.3	0.32	-0.67	-1.52	-6.55	-9.04	-4.65	79.78
Mission BC	888,500	344.4	0.03	-1.15	-2.66	-7.64	-7.12	-2.08	77.71
Mission-West	1,349,100	337.4	0.78	-1.37	-5.30	-2.63	-2.82	2.77	87.13
Stave Falls	1,265,700	329.4	1.17	-2.05	-4.52	-4.72	-2.60	2.08	84.33

Fraser Valley Real Estate Board

2026-06

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Lower Mainland	914,100	349.0	-0.37	-0.37	-1.22	-5.65	-6.38	10.76	61.35
Fraser Valley Real Estate Board	764,100	343.0	-0.69	-1.10	-2.20	-7.35	-9.55	8.58	78.27
Area: N. Delta	868,600	379.8	1.88	-2.72	-4.84	-5.24	-11.82	8.17	55.66
Annieville	673,100	374.6	0.11	-4.49	-8.30	-10.02	-16.74	4.99	80.44
Nordel	923,300	367.4	1.72	-2.78	-4.99	-6.16	-12.67	6.96	52.38
Scottsdale	822,600	336.3	2.25	-3.25	-5.03	-5.35	-12.22	8.45	68.40
Sunshine Hills Woods	935,700	333.2	3.67	-1.10	-2.37	-2.83	-9.92	10.81	63.17
Municipality: City of Surrey combined	781,500	338.9	-0.64	-1.43	-2.22	-8.16	-11.88	6.84	72.21
Area: North Surrey	692,600	397.8	-3.66	0.96	-2.07	-8.87	-12.13	11.02	103.69
Bolivar Heights	564,100	416.9	-6.98	-0.26	-3.18	-9.66	-14.11	13.94	137.14
Fraser Heights	844,700	347.5	-4.43	0.67	-3.20	-8.24	-12.42	10.32	90.10
Guildford	680,000	397.2	-5.77	0.30	-3.40	-9.58	-13.35	12.08	111.05
Whalley	691,800	367.6	2.85	3.17	3.06	-7.34	-11.19	5.51	76.39
Area: Surrey	758,000	348.8	-0.09	-1.97	-1.97	-7.85	-12.65	6.44	85.04
Bear Creek Green Timbers	774,100	347.6	2.69	2.84	2.00	-6.96	-10.44	5.33	82.85
East Newton	681,100	375.5	-1.65	-0.27	3.07	-3.35	-9.39	11.39	116.68
Fleetwood Tynehead	790,000	337.3	0.21	-0.88	-2.40	-8.59	-13.00	4.69	84.42
Panorama Ridge	833,600	330.1	-0.48	-4.57	-2.37	-8.25	-11.45	7.21	74.47
Queen Mary Park Surrey	709,600	396.9	2.51	2.64	3.06	-5.72	-7.98	11.83	103.75
Sullivan Station	772,800	301.2	-0.76	-4.98	-3.49	-9.85	-14.36	3.54	71.14
West Newton	733,500	358.0	0.11	-2.53	-6.18	-8.25	-15.11	7.60	82.75
Area: Cloverdale	768,100	315.7	0.25	-1.31	-1.74	-8.41	-11.91	5.55	73.75
Clayton	764,500	316.8	-0.03	-1.37	-1.71	-8.41	-11.75	6.20	74.93
Cloverdale BC	773,000	317.1	0.63	-1.28	-1.77	-8.43	-12.11	4.76	71.87
Area: South Surrey White Rock	853,400	269.9	-1.14	-1.71	-3.64	-8.88	-12.08	5.55	47.33
Crescent Bch Ocean Pk.	853,600	292.0	3.80	5.00	-2.28	-9.49	-12.36	5.99	48.00
Elgin Chantrell	1,050,700	259.1	1.93	3.06	-1.45	-6.60	-12.05	5.45	45.56
Grandview Surrey	848,600	255.5	-2.74	-4.27	-3.80	-8.75	-11.65	4.89	48.03
King George Corridor	834,200	300.0	1.83	3.59	-3.13	-8.17	-12.49	9.09	62.78
Morgan Creek	820,300	249.4	-3.11	-4.63	-4.88	-10.06	-13.19	2.38	38.71

Fraser Valley Real Estate Board

2026-06

Townhouse

	Benchmark Price	Index (HPI)	% Changes						
			One Month	Three Months	Six Months	One Year	Three Years	Five Years	Ten Years
Pacific Douglas	799,200	263.0	-2.99	-4.29	-3.87	-8.97	-12.51	3.99	45.71
Sunnyside Park Surrey	947,900	269.6	1.89	2.78	-2.99	-7.95	-12.41	5.68	43.56
White Rock	835,400	304.8	3.85	4.06	-3.88	-11.29	-14.14	2.49	56.71
Area: Langley	813,200	350.8	-0.48	0.20	-1.10	-5.50	-4.00	14.64	90.96
Aldergrove Langley	596,100	435.7	-1.36	-1.87	-1.60	-1.29	2.30	18.30	150.11
Fort Langley	913,400	342.4	-1.83	0.29	-1.41	-5.54	-1.98	19.55	78.33
Langley City	750,400	319.6	0.19	0.69	-3.21	-7.71	-5.50	13.66	90.92
Murrayville	856,200	312.9	0.81	2.09	0.22	-5.92	-4.43	14.28	80.55
Salmon River	1,003,400	340.5	-1.42	1.61	-1.45	-5.02	-3.79	20.92	71.19
Walnut Grove	790,700	307.2	-0.71	-0.03	-2.69	-6.26	-6.57	13.27	72.58
Willoughby Heights	836,700	365.5	-0.57	-0.05	-0.68	-5.58	-4.07	13.62	93.80
Area: Abbotsford	606,500	334.3	-2.31	-2.90	-4.43	-8.36	-5.11	7.70	104.22
Abbotsford East	656,100	364.1	-0.76	-2.33	-4.21	-8.79	-3.29	7.03	98.10
Abbotsford West	655,200	322.9	-4.01	-1.55	-3.41	-7.64	-3.00	11.04	116.28
Aberdeen	726,000	340.5	-1.16	-2.41	-1.36	-2.21	-0.35	13.73	101.84
Central Abbotsford	448,500	286.4	-1.68	-7.19	-8.41	-10.36	-8.26	8.24	106.94
Poplar	657,100	300.0	-1.09	-2.28	-1.32	-2.53	0.10	8.03	71.14
Area: Mission	645,400	353.5	-0.59	-0.70	-1.50	-1.06	0.60	15.94	120.11
Mission BC	645,400	353.5	-0.59	-0.70	-1.50	-1.06	0.60	15.94	120.11